

**DEPARTMENT OF FINANCE  
HOUSING ASSETS LIST  
ASSEMBLY BILL X1 26 AND ASSEMBLY BILL 1484  
(Health and Safety Code Section 34176)**

Former Redevelopment Agency: Redevelopment Agency of the City Of Chula Vista

Successor Agency to the Former Redevelopment Agency: City of Chula Vista

Entity Assuming the Housing Functions of the former Redevelopment Agency: Chula Vista Housing Authority

Entity Assuming the Housing Functions Contact Name: Amanda Mills Title Housing Manager Phone 616-409-5948 E-Mail Address [amills@chulavistaca.gov](mailto:amills@chulavistaca.gov)

Entity Assuming the Housing Functions Contact Name: \_\_\_\_\_ Title \_\_\_\_\_ Phone \_\_\_\_\_ E-Mail Address \_\_\_\_\_

All assets transferred to the entity assuming the housing functions between February 1, 2012 and the date the exhibits were created are included in this housing assets list.  
The following Exhibits noted with an X in the box are included as part of this inventory of housing assets:

Exhibit A - Real Property	<input checked="" type="checkbox"/>
Exhibit B- Personal Property	<input type="checkbox"/>
Exhibit C - Low-Mod Encumbrances	<input type="checkbox"/>
Exhibit D - Loans/Grants Receivables	<input checked="" type="checkbox"/>
Exhibit E - Rents/Operations	<input checked="" type="checkbox"/>
Exhibit F- Rents	<input type="checkbox"/>
Exhibit G - Deferrals	<input checked="" type="checkbox"/>

Prepared By: Amanda Mills & Donna Apar

Date Prepared: 7/30/2012

City of Chula Vista  
Inventory of Assets Received Pursuant to Health and Safety Code section 34176 (a) (2)

Item #	Type of Asset a/	Legal Title and Description	Carrying Value of Asset	Total square footage	Square footage reserved for low-mod housing	Is the property encumbered by a low-mod housing covenant?	Source of low-mod housing covenant b/	Date of transfer to Housing Successor Agency	Construction or acquisition cost funded with Low-Mod Housing Fund monies	Construction or acquisition costs funded with other RDA funds	Construction or acquisition costs funded with non-RDA funds	Date of construction or acquisition by the former RDA	Interest in real property (option to purchase, easement, etc.)
1	Mobile home sites	Orange Tree Mobile Home Park sites	\$639,024	various	100%	Yes	CRL	1-Feb-12	\$600,000	\$0	\$0	1-Nov-87	own title
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a/ Asset types may include low-mod housing, mixed-income housing, low-mod housing with commercial space, mixed-income housing with commercial space.

b/ May include California Redevelopment Law, tax credits, state bond indentures, and federal funds requirements.

City of Chula Vista  
Inventory of Assets Received Pursuant to Health and Safety Code section 34176 (a) (2)

Item #	Type of Asset a/	Description	Carrying Value of Asset	Date of transfer to Housing Successor Agency	Acquisition cost funded with Low-Mod Housing Fund monies	Acquisition costs funded with other RDA funds	Acquisition costs funded with non-RDA funds	Date of acquisition by the former RDA
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a/ Asset types any personal property provided in residences, including furniture and appliances, all housing-related files and loan documents, office supplies, software licenses, and mapping programs, that were acquired for low and moderate income housing purposes, either by purchase or through a loan, in whole or in part, with any source of funds.

City of Chula Vista  
Inventory of Assets Received Pursuant to Health and Safety Code section 34176 (a) (2)

Item #	Type of housing built or acquired with enforceably obligated funds a/	Date contract for Enforceable Obligation was executed	Contractual counterparty	Total amount currently owed for the Enforceable Obligation	Is the property encumbered by a low-mod housing covenant?	Source of low-mod housing covenant b/	Current owner of the property	Construction or acquisition cost funded with Low-Mod Housing Fund monies	Construction or acquisition costs funded with other RDA funds	Construction or acquisition costs funded with non-RDA funds	Date of construction or acquisition of the property
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a/ May include low-mod housing, mixed-income housing, low-mod housing with commercial space, mixed-income housing with commercial space.

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City of Chula Vista  
Inventory of Assets Received Pursuant to Health and Safety Code section 34176 (a) (2)

Item #	Was the Low-Mod Housing Fund amount issued for a loan or a grant?	Amount of the loan or grant	Date the loan or grant was issued	Person or entity to whom the loan or grant was issued	Purpose for which the funds were loaned or granted	Are there contractual requirements specifying the purposes for which the funds may be used?	Repayment date, if the funds are for a loan	Interest rate of loan	Current outstanding loan balance
1	Loan	\$55,952	December 1987 & February 1988	various homeowners*	Orange Tree Mobile Home	Yes	various	0%	42,382.00
2	Loan	\$350,000	6/19/1991	Civic Center Barrio	Park Village	Yes	8/1/2033	3%	197,932.70
3	Loan	various	various	various homeowners*	Rehab Loans	Yes	various	various	1,276,574.74
4	Loan	\$4,400,000	12/6/2001	South Bay Community Villas LP	Heritage Town Center	Yes	12/31/2058	3%	5,793,709.59
5	Loan	\$1,387,152	6/1/2000	St Regis LP	St Regis	Yes	6/28/2053	6%	2,387,795.64
6	Loan	\$1,500,000	3/12/2003	Brisa del Mar LP	Main Plaza	Yes	9/16/2060	3%	1,837,479.46
7	Loan	\$1,000,000	10/16/2003	Rancho Buena Vista LP	Rancho Buena Vista	Yes	1/1/2060	3%	1,222,657.55
8	Loan	\$5,680,000	2/7/2008	Los Vecinos LP	Los Vecinos	Yes	4/15/2064	5%	6,917,936.98
9	Loan	\$478,280	9/12/1997	Corova Village LP	Cordova Village	Yes	8/17/2053	3%	649,533.23
10	Loan	\$373,000	12/7/1999	South Bay Community Services	Trolley Trestle	Yes	12/1/2055	3%	506,251.88
11	Loan	\$51,100	11/10/1998	South Bay Community Services	Concord	Yes	11/10/2028	6%	66,764.30
12	Loan	\$4,000,000	7/26/2012	Landings II LP	Landings II	Yes	8/1/2037	3.6%	\$4,000,000
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\* Names of private parties are on record with the Housing



## Exhibit E - Rents/Operations

**City of Chula Vista**  
**Inventory of Assets Received Pursuant to Health and Safety Code section 34176 (a) (2)**

Item #	Type of payment a/	Type of property with which they payments are associated b/	Property owner	Entity that collects the payments	Entity to which the collected payments are ultimately remitted	Purpose for which the payments are used	Is the property encumbered by a low-mod housing covenant?	Source of low-mod housing covenant c/	Item # from Exhibit A the rent/operation is associated with (if applicable)
1	Space rent	mobilehome space	Successor Housing Agency	Property Manager	Successor Housing Agency	Low/Mod	Yes	CRL	1
2	Investment Earnings	Operating Cash	Successor Housing Agency	Successor Housing Agency	Successor Housing Agency	Low/Mod	Yes	CRL	1
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a/ May include revenues from rents, operation of properties, residual receipt payments from developers, conditional grant repayments, costs savings and proceeds from refinancing, and principal and interest payments from homebuyers subject to enforceable income limits.

b/ May include low-mod housing, mixed-income housing, low-mod housing with commercial space, mixed-income housing with commercial space.

c/ May include California Redevelopment Law, tax credits, state bond indentures, and federal funds requirements.

City of Chula Vista  
Inventory of Assets Received Pursuant to Health and Safety Code section 34176 (a) (2)

Item #	Type of payment a/	Type of property with which the payments are associated b/	Property owner	Entity that collects the payments	Entity to which the collected payments are ultimately remitted	Purpose for which the payments are used	Is the property encumbered by a low-mod housing covenant?	Source of low-mod housing covenant c/	Item # from Exhibit A the rent is associated with (if applicable)
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a/ May include rents or home loan payments.

b/ May include low-mod housing, mixed-income housing, low-mod housing with commercial space, mixed-income housing with commercial space.

c/ May include California Redevelopment Law, tax credits, state bond indentures, and federal funds requirements.

Exhibit G - Deferrals

City of Chula Vista  
Inventory of Assets Received Pursuant to Health and Safety Code section 34176 (a) (2)

Item #	Purpose for which funds were deferred	Fiscal year in which funds were deferred	Amount deferred	Interest rate at which funds were to be repaid	Current amount owed	Date upon which funds were to be repaid
1	SERAF	10	\$4,160,694	adjustable	4,213,779.15	by 5/15
2	SERAF	11	\$856,613	adjustable	862,518.26	by 5/16
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